FORM NO. WD-1

File Box 9

BOOK 6465 PAGE 968

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $69,757.68

Larry W. Tucker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF December, A.D., 19 84

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 11-1-87

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry W. Tucker (NAME)	The Lomas & Nettleton Co. (NAME)	Map 141-12 B
1004 Blythe Court West (STREET ADDRESS OR ROUTE NUMBER)	2001 Bryan Tower (STREET ADDRESS)	Parcel 24
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Dallas, TX 75201 (CITY) (STATE) (ZIP)	FB #9D 68761

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, James A. Brown, Jr., a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry W. Tucker

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 24 on the Plan of Southampton, Phase I, as of record in Book 5200, page 464, Register's Office of Davidson County, Tennessee. Said lot being further described as follows:

Said Lot No. 24 fronts 141.42 feet on the northerly margin of Blythe Court West and extends back 150.0 feet on the westerly line and 123.87 feet on the easterly line to a dead line in the rear measuring 43.77 feet thereon.

Being the same property conveyed to James A. Brown, Jr., and James A Brown, Sr., and Shirley A. Brown by deed from Fox Ridge Company of record in Book 6109, page 928, said Register's Office. James A. Brown, Sr. and Shirley A. Brown have since conveyed their interest in subject property to James A. Brown, Jr. by Quit Claim Deed of record in Book 6403, page 275 said Register's Office.

This conveyance is made subject to: (a) property taxes for 1984; (b)Declaration of covenants, conditions and restrictions of record in Book 5971 at page 839, said Register's Office and (c) the matters set forth on the above referenced plan of record.

As part of the consideration for this conveyance, Grantee assumes and agrees to pay the indebtedness evidenced by the note to which reference is made in the deed of trust recorded in Book 6103 at page 932 in said Register's Office (Lomas & Nettleton #02-41-39567) according to the terms thereof, and Grantor hereby assigns to Grantee the escrow account in connection therewith.

This is unimproved ( ) improved (XX) property, known as 1004 Blythe Court West, Nashville, TN 37221
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 27th day of December, 19 84

James A. Brown, Jr.

01/02 187.98 - CHECK

539

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named James A. Brown, Jr.

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of December 19 84.

Commission expires 11-1-87

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within, and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
James A. Brown, Jr.

TO
Larry W. Tucker

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215
File Box 9

IDENTIF. REFERENCE

JAN 2 4 02 PM '85

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

1.7.4 2 6.5

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

69757.68- CAMT.
181.48 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 187.98-
0539A01/02/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-74265

IDENTIF. REFERENCE

JAN 2 4 02 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 98249